

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - December 10, 1969

Appeal No. 10259 Melvin Feldberg, appellant.

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee.

On motion duly made, seconded and unanimously carried, the following Order of the Board was entered at the meeting of December 16, 1969.

ORDERED:

That the appeal for permission to change a nonconforming use from a grocery store to a grocery and delicatessen at 1700 Euclid Street, NW., Lot 97, Square 2566, be denied.

FINDINGS OF FACT:

1. The subject property is located in an R-5-B District.
2. The property is improved with a two-story brick building.
3. The first floor of the premises has previously been used as a grocery store under Certificate of Occupancy No. B-20659. The second floor contains one apartment unit.
4. Appellant proposes to establish a grocery-delicatessen in the presently vacant store portion of the premises.
5. It is proposed that the grocery-delicatessen operate six days a week from 7:00 a.m. to 6:00 p.m.
6. No objection to the granting of this appeal was registered at the public hearing.

OPINION:

We are of the opinion that this appeal must be denied. The proposed use will have an adverse affect upon the present character and future development of the neighborhood and will substantially impair the purpose, intent and integrity of the Zoning Regulations.

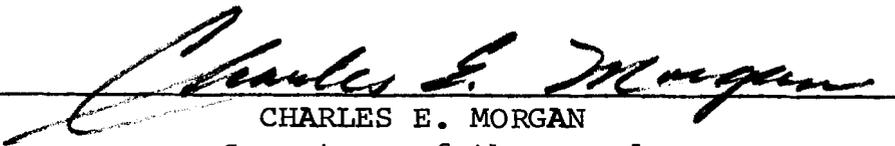
Appeal No. 10259  
May 15, 1970  
PAGE 2

OPINION Cont'd:

The granting of a delicatessen would expand the existing non-conformity of the property which is clearly not the intent of the Regulations.

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By:   
CHARLES E. MORGAN  
Secretary of the Board